



Department of Permitting Services  
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Fax (240)-777-6262  
<http://www.montgomerycountymd.gov/permittingservices/>



## **Common Reasons Why MNCPPC Planning Department Disapproves Building Permit Reviews**

1. Record plat not approved.
2. Building permit is for an unrecorded parcel
3. Property owner has not obtained forest conservation plan approval, has not recorded conservation easements, or posted financial security/in lieu payments
4. Property owner has not submitted nor obtained approval of a forest conservation plan exemption for properties with more than 5000 sq ft disturbance on a tract of land greater than 40,000 square feet
5. Certified site plans not approved
6. Amendments to Site Plan/Preliminary plan not approved by Planning Board
7. Common Planning Board conditions not met include:
  - a. Landscape financial security for site plan not submitted/approved
  - b. Building permit triggers per Planning Board not satisfied
  - c. Landscape and lighting plans not approved
  - d. MPDU agreements not approved